

Certificate of Notice Page 1 of 5
UNITED STATES BANKRUPTCY COURT
DISTRICT OF NEW JERSEY

In Re:
Lakesha Walker

Case No.: 19-29415
Chapter: 13
Judge: JNP

NOTICE OF PROPOSED PRIVATE SALE

Lakesha Walker, the debtor, in this case proposes to sell property of the estate to the persons and on the terms described below. If you object to the sale, you must file a written objection with the Clerk of the United States Bankruptcy Court and serve it on the party listed below not later than 7 days before the hearing date.

Address of the Clerk: 401 Cooper Street, Camden, NJ, 4C

If an objection is filed, a hearing will be held before the Honorable Jerrold N. Poslusny on November 2, 2021 at 11 a.m. at the United States Bankruptcy Court, courtroom no. 4C, 401 Cooper Street, Camden, NJ. (Hearing date must be at least 28 days from the date of this notice). If no objection to the sale is filed, the clerk will enter a Certification of No Objection and the sale will be held as proposed.

Description of property to be sold: 4 Du Mont Drive, Millville, New Jersey 08332

Proposed Purchaser: Shanah Peyton

Sale price: \$247,900.00

☒ Pursuant to D.N.J. LBR 6004-5, I request to pay the real estate broker and/or real estate attorney at closing on the terms set forth below.

Name of Professional: Lisa Luster & Jacqueline Capoferri

Amount to be paid: each 3% Commission based on net sales price

Services rendered: Legal Representation for the sale of 4 Du Mont Drive, Millville, New Jersey 08332

Higher and better offers will be received. They must be in writing and filed with the clerk not later than 7 days before the hearing date set forth above.

Objections must be served on, and requests for additional information directed to:

Name: Lee M. Perlman, Esquire
Address: 1926 Greentree Road, Suite 100, Cherry Hill, New Jersey 08003
Telephone No.: 856-751-4224

In re:
Lakesha N. Walker
Debtor

Case No. 19-29415-JNP
Chapter 13

CERTIFICATE OF NOTICE

District/off: 0312-1

User: admin

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Date Rcvd: Oct 01, 2021

Form ID: pdf905

Total Noticed: 39

The following symbols are used throughout this certificate:

Symbol	Definition
+	Addresses marked '+' were corrected by inserting the ZIP, adding the last four digits to complete the zip +4, or replacing an incorrect ZIP. USPS regulations require that automation-compatible mail display the correct ZIP.
++	Addresses marked '++' were redirected to the recipient's preferred mailing address pursuant to 11 U.S.C. 342(f)/Fed.R.Bank.P.2002(g)(4).
#	Addresses marked '#' were identified by the USPS National Change of Address system as requiring an update. While the notice was still deliverable, the notice recipient was advised to update its address with the court immediately.

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Oct 03, 2021:

Recip ID	Recipient Name and Address
db	+ Lakesha N. Walker, 4 Du Mont Drive, Millville, NJ 08332-9410
cr	+ FREEDOM MORTGAGE CORPORATION, Phelan Hallinan & Schmieg, PC, 1617 JFK Boulevard, Suite 1400, Philadelphia, PA 19103-1814
518995891	+ Denise Carlon Esquire, KML Law Group, P.C., 701 Market Street, Suite 5000, Philadelphia, PA 19106-1541
518606007	+ FREEDOM MORTGAGE CORPORATION, FREEDOM MORTGAGE, Bankruptcy Department., 10500 KINCAID DRIVE, FISHERS IN 46037-9764
518510422	+ Freedom Mortgage Corporation, Attn: Bankruptcy, 907 Pleasant Valley Ave, Ste 3, Mt Laurel, NJ 08054-1210
518510425	+ Mariner Finance, LLC, Attn: Bankruptcy, 8211 Town Center Drive, Nottingham, MD 21236-5904
518510428	#+ Mr. Amazing Loans, 3960 Howard Hughes Parkway, Suite 490, Las Vegas, NV 89169-5973
518532205	+ Nicholas V. Rogers, Esq., Phelan Hallinan Diamond & Jones, PC, 1617 JFK Boulevard, Suite 1400, Philadelphia, PA 19103-1814
518510434	+ Uplift -Spirit, 801 El Camino Real, Menlo Park, CA 94025-4807
518608699	+ Wells Fargo Bank, N.A., PO Box 10438, MAC F8235-02F, Des Moines, IA 50306-0438
518510435	+ Wf/Fmg, Attn: Bankruptcy, Po Box 10438 Mac F8235-02f, Des Moines, IA 50306-0438

TOTAL: 11

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.

Electronic transmission includes sending notices via email (Email/text and Email/PDF), and electronic data interchange (EDI). Electronic transmission is in Eastern Standard Time.

Recip ID	Notice Type: Email Address	Date/Time	Recipient Name and Address
smg	Email/Text: usanj.njbankr@usdoj.gov	Oct 01 2021 21:16:00	U.S. Attorney, 970 Broad St., Room 502, Rodino Federal Bldg., Newark, NJ 07102-2534
smg	+ Email/Text: ustpreion03.ne.ecf@usdoj.gov	Oct 01 2021 21:16:00	United States Trustee, Office of the United States Trustee, 1085 Raymond Blvd., One Newark Center, Suite 2100, Newark, NJ 07102-5235
518510412	Email/Text: Bankruptcy.Processing@bluegreenvacations.com	Oct 01 2021 21:16:00	Bluegreen Corp, Attn: Bankruptcy, 4960 Conference Way N Ste 100, Boca Raton, FL 33431
518620725	+ Email/Text: bankruptcy@flagshipcredit.com	Oct 01 2021 21:16:00	CARFINANCE CAPITAL, P O BOX 3807, COPPELL, TX 75019-5877
518510417	+ Email/Text: Webcollex@ebn.phinsolutions.com	Oct 01 2021 21:16:00	CKS Financial, PO Box 2856, Chesapeake, VA 23327-2856
518573886	Email/PDF: MerrickBKNotifications@Resurgent.com	Oct 01 2021 21:19:10	CW Nexus Credit Card Holdings I, LLC, Resurgent Capital Services, PO Box 10368, Greenville, SC 29603-0368
518510416	+ Email/PDF: AIS.cocard.ebn@americaninfosource.com	Oct 01 2021 21:19:19	Capital One, Attn: Bankruptcy, Po Box 30285, Salt Lake City, UT 84130-0285
518564058	+ Email/PDF: EBN_AIS@AMERICANINFOSOURCE.COM	Oct 01 2021 21:32:19	Capital One N.A., 4515 N Santa Fe Ave, Oklahoma City, OK 73118-7901
518510418	Email/Text: BNC-ALLIANCE@QUANTUM3GROUP.COM	Oct 01 2021 21:16:00	Comenitybank/New York, Attn: Bankruptcy, Po Box 18215, Columbus, OH 43218
518510419	+ Email/PDF: creditonebknofications@resurgent.com		

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Date Rcvd: Oct 01, 2021

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		Oct 01 2021 21:19:14	Credit One Bank, Attn: Bankruptcy Department, Po Box 98873, Las Vegas, NV 89193-8873
518510420	+ Email/PDF: pa_dc_ed@navient.com		
		Oct 01 2021 21:19:25	Dept of Ed / Navient, Attn: Claims Dept, Po Box 9635, Wilkes Barr, PA 18773-9635
518579859	Email/PDF: MerrickBKNotifications@Resurgent.com		
		Oct 01 2021 21:19:23	Fair Square Financial LLC, Resurgent Capital Services, PO Box 10368, Greenville, SC 29603-0368
518510421	+ Email/Text: bankruptcy@flagshipcredit.com		
		Oct 01 2021 21:16:00	Flagship Credit Acceptance, Po Box 965, Chadds Ford, PA 19317-0643
518573854	Email/PDF: resurgentbknotifications@resurgent.com		
		Oct 01 2021 21:32:19	LVNV Funding, LLC, Resurgent Capital Services, PO Box 10587, Greenville, SC 29603-0587
518510423	+ Email/Text: Documentfiling@lciinc.com		
		Oct 01 2021 21:16:00	LendingClub, Attn: Bankruptcy, 595 Market St, Ste 200, San Francisco, CA 94105-2807
518510426	+ Email/Text: Mercury@ebn.phinsolutions.com		
		Oct 01 2021 21:16:00	Mercury/FBT, Attn: Bankruptcy, Po Box 84064, Columbus, GA 31908-4064
518510427	+ Email/PDF: MerrickBKNotifications@Resurgent.com		
		Oct 01 2021 21:19:23	Merrick Bank/CardWorks, Attn: Bankruptcy, Po Box 9201, Old Bethpage, NY 11804-9001
518510429	+ Email/PDF: MerrickBKNotifications@Resurgent.com		
		Oct 01 2021 21:19:12	Ollo Card Services, Attn: Bankruptcy, Po Box 9222, Old Bethpage, NY 11804-9222
518510430	+ Email/PDF: cbp@onemainfinancial.com		
		Oct 01 2021 21:19:17	OneMain Financial, Attn: Bankruptcy, Po Box 3251, Evansville, IN 47731-3251
518747718	Email/PDF: PRA_BK2_CASE_UPDATE@portfoliorecovery.com		
		Oct 01 2021 21:19:38	Portfolio Recovery Associates, LLC, PO Box 41067, Norfolk, VA 23541
518747719	Email/PDF: PRA_BK2_CASE_UPDATE@portfoliorecovery.com		
		Oct 01 2021 21:19:13	Portfolio Recovery Associates, LLC, PO Box 41067, Norfolk, VA 23541, Portfolio Recovery Associates, LLC, PO Box 41067, Norfolk, VA 23541
518617907	Email/Text: bnc-quantum@quantum3group.com		
		Oct 01 2021 21:16:00	Quantum3 Group LLC as agent for, Comenity Bank, PO Box 788, Kirkland, WA 98083-0788
518510431	+ Email/PDF: RACBANKRUPTCY@BBANDT.COM		
		Oct 01 2021 21:32:22	Regional Acceptance Co, Attn: Bankruptcy, Po Box 1487, Wilson, NC 27894-1487
518532250	+ Email/PDF: RACBANKRUPTCY@BBANDT.COM		
		Oct 01 2021 21:32:22	Regional Acceptance Corporation, PO Box 1847, Wilson NC 27894-1847
518510432	+ Email/Text: courts@southjerseyfcu.com		
		Oct 01 2021 21:16:00	South Jersey FCU, Attn: Bankruptcy, Po Box 5530, Deptford, NJ 08096-0530
518564626	+ Email/Text: courts@southjerseyfcu.com		
		Oct 01 2021 21:16:00	South Jersey Federal Credit Union, 1615 Huffville Road, Deptford NJ 08096-6406
518510433	+ Email/PDF: gecsed@recoverycorp.com		
		Oct 01 2021 21:19:37	Synchrony Bank/Walmart, Attn: Bankruptcy, Po Box 965060, Orlando, FL 32896-5060
518530597	+ Email/PDF: EBN_AIS@AMERICANINFOSOURCE.COM		
		Oct 01 2021 21:32:19	T Mobile/T-Mobile USA Inc, by American InfoSource as agent, 4515 N Santa Fe Ave, Oklahoma City, OK 73118-7901

TOTAL: 28

BYPASSED RECIPIENTS

The following addresses were not sent this bankruptcy notice due to an undeliverable address, *duplicate of an address listed above, *P duplicate of a preferred address, or ## out of date forwarding orders with USPS.

Recip ID	Bypass Reason	Name and Address
518510413	*P++	BLUEGREEN CORPORATION, MORTGAGE DEPT ATTN BANKRUPTCY, 4960 CONFERENCE WAY NORTH SUITE 100, BOCA RATON FL 33431-4413, address filed with court:, Bluegreen Corp, Attn: Bankruptcy, 4960 Conference Way N Ste 100, Boca Raton, FL 33431
518510414	*P++	BLUEGREEN CORPORATION, MORTGAGE DEPT ATTN BANKRUPTCY, 4960 CONFERENCE WAY NORTH SUITE 100, BOCA RATON FL 33431-4413, address filed with court:, Bluegreen Corp, Attn: Bankruptcy, 4960 Conference Way N Ste 100, Boca Raton, FL 33431

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518510415	*P++	BLUEGREEN CORPORATION, MORTGAGE DEPT ATTN BANKRUPTCY, 4960 CONFERENCE WAY NORTH SUITE 100, BOCA RATON FL 33431-4413, address filed with court:, Bluegreen Corp, Attn: Bankruptcy, 4960 Conference Way N Ste 100, Boca Raton, FL 33431
518825420	*+	FREEDOM MORTGAGE CORPORATION, FREEDOM MORTGAGE, Bankruptcy Department, 10500 KINCAID DRIVE, FISHERS IN 46037-9764
518510424	*+	LendingClub, Attn: Bankruptcy, 595 Market St, Ste 200, San Francisco, CA 94105-2807
519012333	*P++	PORTFOLIO RECOVERY ASSOCIATES LLC, PO BOX 41067, NORFOLK VA 23541-1067, address filed with court:, Portfolio Recovery Associates, LLC, PO Box 41067, Norfolk, VA 23541
519012334	*P++	PORTFOLIO RECOVERY ASSOCIATES LLC, PO BOX 41067, NORFOLK VA 23541-1067, address filed with court:, Portfolio Recovery Associates, LLC, PO Box 41067, Norfolk, VA 23541, Portfolio Recovery Associates, LLC, PO Box 41067, Norfolk, VA 23541

TOTAL: 0 Undeliverable, 7 Duplicate, 0 Out of date forwarding address

NOTICE CERTIFICATION

I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed .R. Bank. P.2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Oct 03, 2021

Signature: /s/Joseph Speetjens

CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on October 1, 2021 at the address(es) listed below:

Name	Email Address
Denise E. Carlon	on behalf of Creditor FREEDOM MORTGAGE CORPORATION dcarlon@kmlawgroup.com bkgroup@kmlawgroup.com
Isabel C. Balboa	ecfmail@standingtrustee.com summarymail@standingtrustee.com
Lee Martin Perlman	on behalf of Debtor Lakesha N. Walker ecf@newjerseybankruptcy.com mcdoherty@ecf.courtdrive.com;hspivak@ecf.courtdrive.com
U.S. Trustee	USTPRegion03.NE.ECF@usdoj.gov

TOTAL: 4